



Plot 1060, Westcott Venture Park, Westcott, Aylesbury, HP18 0XB

To Let | 0.30 Acres

OPEN STORAGE YARD - AYLESBURY

Plot 1060, Westcott Venture Park, Westcott, Aylesbury, HP18 0XB

TO LET

Summary

- Size: 0.30 Acres
- Rent: £3.50 per sq ft

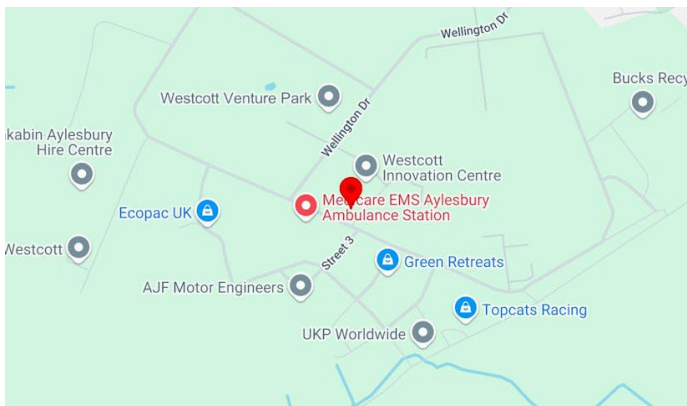
Further information

- [View details on our website](#)
- [Microsite](#)

Viewings and Further Information



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Description

Plot 1060, Westcott Venture Park is a open storage facility covering 0.3 acres of land, fenced with concrete surface.

Westcott Venture Park sits at the heart of a vibrant technology hub, with easy access to Bicester, Thame and Aylesbury. The 650 acre business park is home to over 80 companies, employing over 600 staff with major occupiers including: FedEx, Nammo, Olleco, Green Retreats, Ecopac, Mobile Mini, Total Carbide, Portakabin and Bucks Recycling.

Location

Westcott Venture Park comprises a 650 acre business park fronting the A41. The A41 provides a link to the M40/A34 (Jct 9) at Bicester circa 15 miles to the west and to the M25 (Jct 20) circa 28 miles to the east. The closest town is Aylesbury (circa 8 miles), the county town of Buckinghamshire with a population of over 60,000 people, the largest in Aylesbury Vale.

Aylesbury is well served by both Aylesbury & Aylesbury Vale Parkway railway stations with direct services into London Marylebone & journey times of approximately 1 hour. London Luton Airport is located 40 miles away.



Terms

A new lease is available direct from the landlord on terms to be agreed.

Money Laundering & Identity Checks

Money Laundering Regulations require Chandler Garvey to conduct checks on all tenants. Prospective tenants will need to provide proof of identity and residence.

VAT

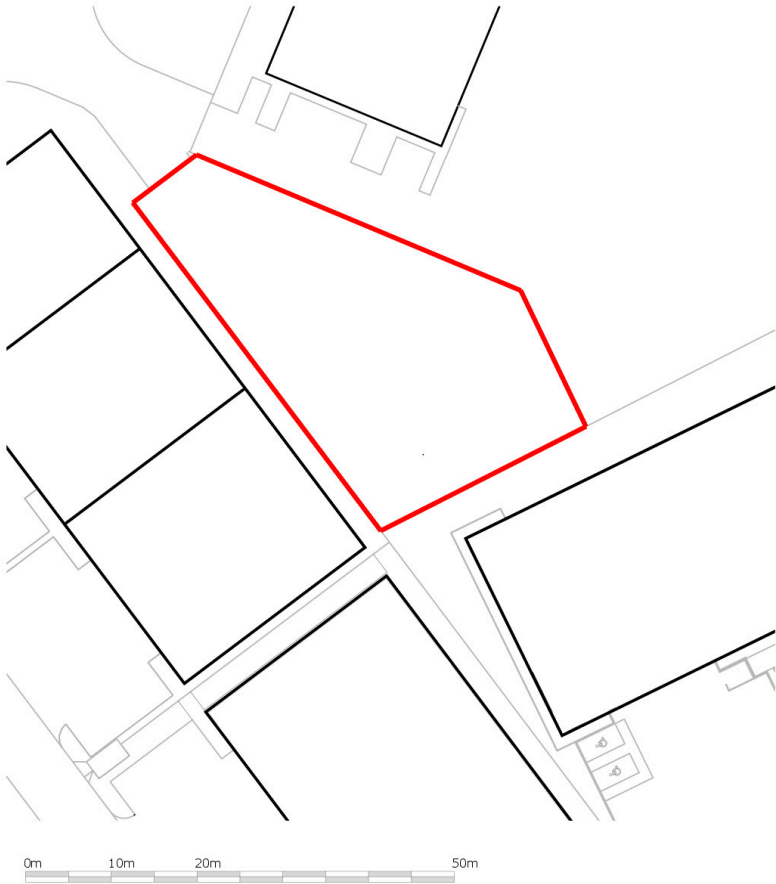
Applicable

Legal fees

Each party to bear their own costs. Each party to be responsible for their own legal costs



Location Plan
1:10,000



Site Plan
1:500

- NOTES:
1. Dimensions are in millimetres unless stated otherwise
 2. Levels are in metres ACD unless stated otherwise
 3. Dimensions govern. Do not scale off the drawing
 4. All dimensions to be verified on site before proceeding
 5. All discrepancies on this drawing to be notified in writing to the Architect
 6. Drawing only to be used for the purposes it was issued for.



— SITE BOUNDARY

FOR INFORMATION

PROJECT			
	PLOT 1060		
	WESTCOTT VENTURE PARK		
PATRIZIA HANOVER PROPERTY UNIT TRUST			
DRAWING			
LEASE PLAN			
<hr/>			
SCALE	PAPER SIZE	DATE	DRAWN
as shown	A3	14.01.25	PR
DRAWING NO			REVISION
078.03.64 LS01			
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CAD REF.	lease plan.dwg		



Location Plan
1:10,000

Site Plan
1:500

1. The first step is to identify the problem or question that needs to be answered.



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2008 Institutional Profile



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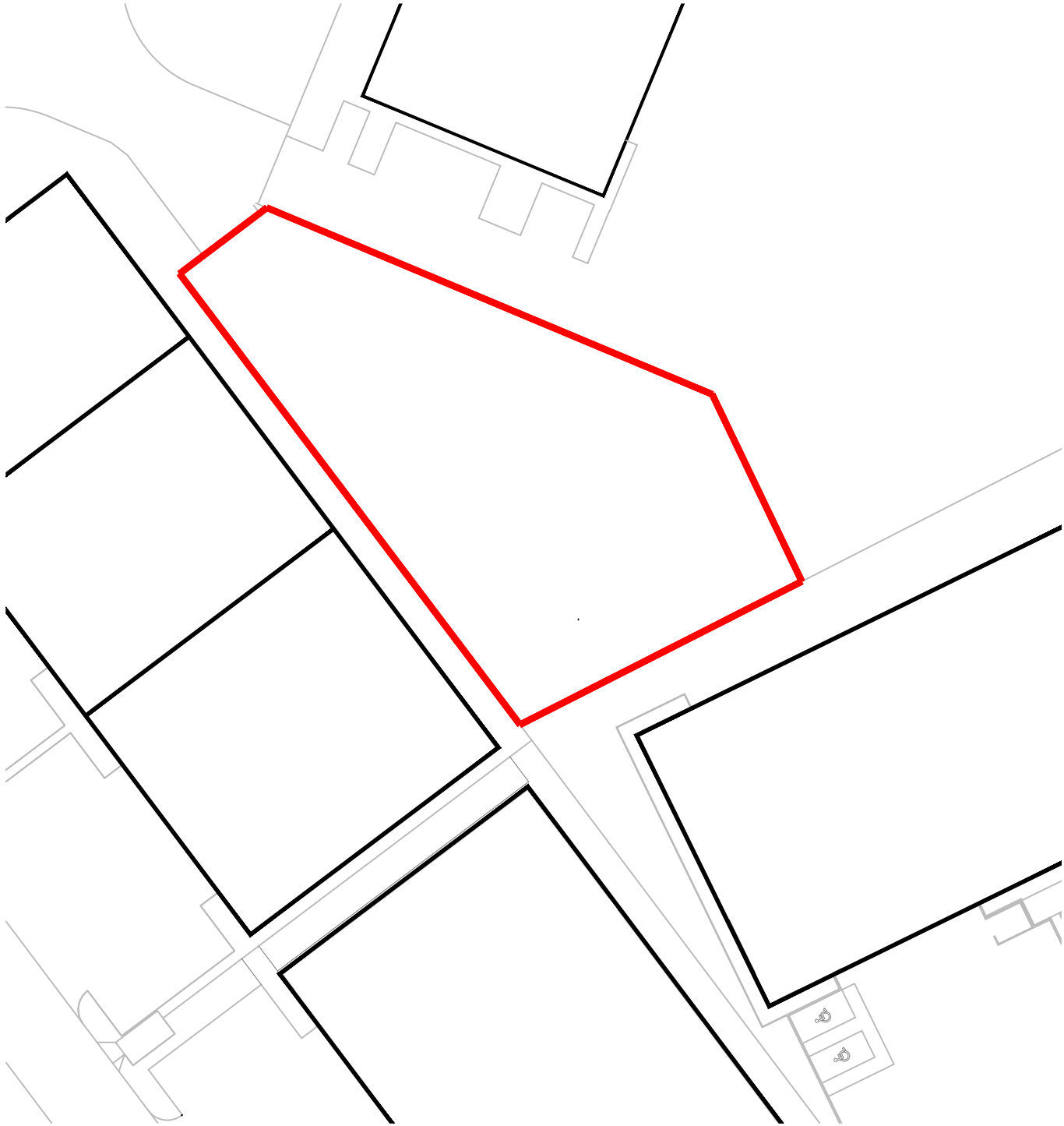
McLarty Russell *attorneys*

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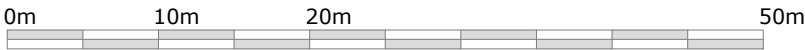




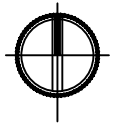
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CAD REF. lease plan.dwg			